Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $390,000.00

Kevin McGinn
Affiant

Subscribed and sworn to before me, this 14th day of September, 2001.

Robin S. Weakley
Notary Public
My commission expires: 3/18/2003

ROBIN S. WEAKLEY NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN. My Commission Expires March 18, 2003

Davidson County DEEDWARR
Recvd: 09/26/01 10:24 2pgs
Fees:13.00 Taxes:1443.00
20010926-0104080

Address of New Owner:	Send Tax Bills to:	Tax Information
Kevin McGinn 6101 Jocelyn Hollow Road Nashville TN 37205	6025 Jocelyn Rd Nashville, TN. 37215	116-09-051

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, June Carlson Pearson, married, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Kevin McGinn and wife, Cindy McGinn, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Lot No. 7 on the Map of Section II, West Meade Farms, Inc. of record in Book 1424, Page 93, Register's Office for said County, being more particularly described as follows:

Beginning at a point in the easterly margin of Jocelyn Hollow Road, at the corner of Lots Nos. 6 and 7; thence with the line between said lots southeasterly 438 feet to a point, thence northeasterly 268.7 feet to the margin of a 50 foot unnamed street; thence with the margin of the same northwesterly 413.1 feet to the beginning of a curve; thence around said curve westerly 39.3 feet to the margin of Jocelyn Hollow Road; thence with the margin of the same southwesterly 214.5 feet to the beginning.

Being the same property conveyed to Charles F. Pearson and wife, June Carlson Pearson by deed from Nelle C. Brake of record in Book 6004, Page 826, Register's Office for Davidson County, Tennessee. Charles F. Pearson conveyed his interest in subject property to June Carlson Pearson by quitclaim deed of record in Book 10200, Page 169, said Register's Office.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

Charles F. Pearson, husband of June Carlson Pearson, joins in the execution of this instrument for the purpose of conveying his marital interests, if any, in subject property.

This property is improved property known as 6101 Jocelyn Hollow Road, Nashville, TN 37205

This conveyance is made subject to the following restriction: No additional houses shall be constructed on subject property for a period of five years, or until the death of the grantor, whichever shall first occur.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand this 14th day of September, 2001.

June Carlson Pearson

Charles F. Pearson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, June Carlson Pearson and Charles F. Pearson, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained

Witness my hand in Nashville, TN, this 14th day of September, 2001.

Notary Public

My Commission expires 03/14/05